



MINUTES

Capital Projects Committee of the Legislative Council

June 20, 2001-Amended December 11, 2001

MEMBERS PRESENT:

Senator John Jensen, Chairperson
Representative Chuck Gipp, Vice Chairperson

Senator Nancy Boettger
Senator Joe Bolkcom
Senator Tom Flynn
Senator Jeff Lamberti

Representative Betty Grundberg
Representative Pam Jochum
Representative David Millage
Representative Pat Murphy

MEETING IN BRIEF

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- I. Procedural Business.
 - II. Chamber Renovation.
 - III. House of Representatives' Air Quality.
 - IV. Office of Citizens' Aide/Ombudsman.
 - V. State Laboratory Facility.
 - VI. Obligation of Legislative Support Space Appropriation.
 - VII. Parking Facility Costs.
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Capital Projects Committee of the Legislative Council

I. Procedural Business.

The meeting was called to order by Temporary Chairperson Jensen at 8:05 a.m. on June 20, 2001, in Room 116 of the State Capitol. The Committee elected Senator Jensen as Chairperson and Representative Gipp as Vice Chairperson. The Committee approved the minutes from its December 12, 2000, meeting. The Committee adjourned at 9:00 a.m.

II. Chamber Renovation.

Overview. Mr. Mark Willemssen, Legislative Facilities Manager, provided the Committee with an update on the renovation activities in both the Senate and House of Representatives chambers.

Mr. Willemssen stated that a two-year time frame is still expected for completion of the chamber renovation projects. He stated that workers are late getting started in the Senate chamber due to the extraordinary session of the General Assembly on June 19, 2001, but that overtime will be used in an effort to keep the project on time.

Projects. Mr. Willemssen outlined the renovation work that will be done to both chambers including floor and ceiling renovations; the addition of handicapped accessible entrances to the rotunda side galleries of each chamber; the removal and renovation of the large chandeliers and the installation of a winch system for lowering the chandeliers; the placement of wall sconces in each chamber; the installation of new decorative lighting; the removal of abandoned duct work; the installation of fire detection systems under the chamber floors and in the subattic areas; the installation of new conduit lines; and the renovation and refinishing of the legislative desks in the chambers.

Cyclical Maintenance. Mr. Willemssen discussed the need to develop a cyclical maintenance guide in order to address ongoing and preventative maintenance issues for both the interior and exterior of the Capitol. Mr. Willemssen stated that such a guide could aid in reducing potential future renovation costs. He stated that he is investigating the possible costs associated with these cyclical maintenance activities.

III. House of Representatives' Air Quality.

Mr. Willemssen reviewed the situation surrounding a complaint filed with the Occupational Safety and Health Administration (OSHA) office of the federal government regarding the air quality in the mezzanines behind the House chamber. He stated that OSHA tested the air quality and did not find any asbestos or fiberglass, and although the air quality met standards, some mold was found in walls supporting the mezzanines. Mr. Willemssen stated that OSHA in this consultation phase has requested a plan of action for emergency evacuation procedures for the mezzanines behind the House chamber and for egress issues relating to the mezzanines behind the House chamber. The plan of action is due to OSHA by July 6, 2001, and implementation of the plan would be expected soon thereafter. Mr. Willemssen stated that the egress issues would either require the installation of a second exit from the mezzanines, or, more likely, the removal of all employees from the mezzanines behind the House chamber. He stated that approximately seven full-time employees and approximately 12 committee chairs would need to be moved from the mezzanine areas. Mr. Willemssen stated that the

Capital Projects Committee of the Legislative Council

OSHA complaint did not encompass any of the other mezzanine areas in the Capitol and the plan of action submitted to OSHA would also not encompass the other mezzanine areas.

IV. Office of Citizens' Aide/Ombudsman.

Mr. Willemssen stated that the office of the Citizens' Aide/Ombudsman will be moved from its current location to the first floor of the west side of the Ola Babcock Miller State Office Building. He stated that the office will use 5,500 square feet of office space. Mr. Willemssen stated that a memorandum of understanding is being drafted and will be entered into by the Department of General Services, the General Assembly, and other occupants of the Ola Babcock Miller State Office Building regarding maintaining control of the space in the building by the General Assembly, maintenance of the building, and other related issues. He stated that the current location of the office of the Citizens' Aide/Ombudsman is scheduled to be demolished.

V. State Laboratory Facility.

Mr. Tom Johnson, Department of General Services, provided the Committee with information regarding the decision to locate the new state laboratory facility in Ankeny on the campus of the Des Moines Area Community College (DMACC).

Mr. Johnson stated that the DMACC location met all of the criteria required by the department and had the added benefits of not taking additional property off of the property tax rolls and he believes the location would involve minimal costs in comparison to the other possible locations. Mr. Johnson stated that the design phase of the project is underway and it is estimated that completion of the project could occur in December 2004. He stated that some federal funding would likely be pursued. Mr. Johnson stated that committees to address support services relationships, siting questions, and relationships between the state laboratory and DMACC are being established. He stated that sustainable design principles are also being addressed in cooperation with the Department of Natural Resources.

Some Committee members expressed concern regarding the Department of General Services' determination to locate the facility in Ankeny despite the interest of the Transportation, Infrastructure, and Capitals Joint Appropriations Subcommittee in locating the facility on the Capitol Complex. Representative Millage expressed his strong opposition to the decision to locate the facility in Ankeny rather than on the Capitol Complex. He stated that the Department of General Services completely disregarded legislative intent in making this decision. Senator Lamberti stated he did not agree with Representative Millage's interpretation of the facts. Representative Gipp noted that, while Metropolitan Medical Center initially appeared to fit the criteria for the laboratory facility, the costs to renovate the hospital were higher than expected. Representative Gipp stated that Metropolitan Medical Center is still a valuable property and could be used for other state purposes if the state were to purchase it.

VI. Obligation of Legislative Support Space Appropriation.

Mr. Dennis Prouty, Director, Legislative Fiscal Bureau, requested \$114,000 of unencumbered moneys to be used for the purchase of new office dividers and accessories. The unencumbered moneys are part of the \$1.6 million appropriated for FY 1999-2000 for

Capital Projects Committee of the Legislative Council

purposes of the planning and design of legislative support space. Representative Gipp moved to approve the request. It was seconded by Representative Grundberg and approved by voice vote of the Committee.

VII. Parking Facility Costs.

Representative Jochum requested information regarding a comparison of the costs associated with owning, leasing, and maintaining portions of a parking garage for 20 years pursuant to the plan proposed by the Department of General Services and addressed in 2001 Iowa Acts (First Extraordinary Session), House File 698, and the costs associated with the state constructing and owning a parking garage for 20 years. The representatives of the department agreed to provide the information.

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